



Agenda Item Number: 2006-1-8I

BERNALILLO COUNTY BOARD OF COUNTY COMMISSIONERS

Meeting Date: January 10, 2006

Department: Fleet/Facilities Department **Staff Contacts:** Tim West, Deputy County Manager for Public Works
Tom Zdunek, Fleet/Facilities Department Director

TITLE: Heating, Ventilation and Air Conditioning (HVAC) Expenses Over \$100,000 to One Vendor

ACTION: Motion to approve the expenditure to one vendor, Johnson Controls, Inc., in excess of \$100,000.

SUMMARY:

Pursuant to Resolution AR 15-2005, contracts exceeding \$100,000 require Board approval. Bernalillo County's Fleet and Facilities Department (FFM) utilizes Johnson Controls, Inc. (JCI) to maintain, service and repair all heating, ventilation, and air conditioning equipment at the Steve Schiff Building and at the Bernalillo County Courthouse. JCI also maintains and repairs all fire, access systems and duress systems in these buildings. Due to extensive work that has been required in the HVAC and security areas it has become necessary to increase the spending for JCI in excess of \$100,000. The control software for all of these systems is proprietary to JCI. The FFM Department is currently "piggybacking" off of an existing Federal (GSA) contract #GS-07F-7823C effective through February 28, 2006 with JCI for their services. This item is to approve increasing the purchase order (E05010159) to JCI to exceed \$100,000. The purchase order was originally for \$97,360 and additional services are required. The funds exist in the approved department budget.

FISCAL IMPACT

Contractual Services BC01-560100-30FM \$14,500
This will allow the purchase order to be increased to exceed \$100,000

STAFF ANALYSIS SUMMARY

COUNTY MANAGER

JCI currently provides service for repair of the heating and air conditioning systems in County facilities. I recommend Board approval to allow JCI to continue servicing these systems. TL 01/06/2006

DEPUTY COUNTY MANAGER FOR PUBLIC WORKS

The continued use of Johnson Controls under a current General Services Agreement is requested for the service and repair of the heating and air conditioning system on an as-needed basis at the District Courthouse and District Attorney's Office building. Aggregate expenditure in excess of \$100,000 requires Board approval. I recommend approval. TW 12/20/05

LEGAL

Approved as to form. The procurement complies with applicable law. JSL 12/27/05

FINANCE

Budget	Approval will allow the County to increase the purchase order for Johnson Controls, Inc. for maintenance, service and repair of all heating, ventilation, and air conditioning equipment at the Steve Schiff and the Bernalillo County Courthouse Buildings. Funding from the General Fund is budgeted and available in the line item above for this purchase order increase. Amy Childers, Financial Specialist 12/21/05
Purchasing	Proper purchasing procedures have been followed in the utilization of existing contracts. Rosanna Suazo, Purchasing Administrator 12/19/05
Contracts	No comment required. Rosanna Suazo, Purchasing Administrator 12/19/05
Risk Management	No comment required. David Baca, Risk Management 12/20/05